

**ORDINANCE NO. 2017- 316**

**AN ORDINANCE TO REZONE PROPERTY LOCATED AT 2897 TAFT HIGHWAY, WALDEN, TENNESSEE FROM A-1, AGRICULTURAL ZONE TO LM-1, LIGHT MANUFACTURING ZONE AND TO GRANT A SPECIAL PERMIT TO ALLOW FOR A SELF STORAGE FACILITY**

**WHEREAS**, Michael A. Wagner, petitioned (the "Petition") the Chattanooga-Hamilton County Regional Planning Commission ("Planning Commission") to recommend to the Board of Mayor and Aldermen of the Town of Walden, Tennessee (the "Board") approval of the rezoning from A-1, Agricultural Zone to LM-1, Light Manufacturing Zone ("LM-1 Zone"), and to grant a Special Permit to allow for a climate controlled warehouse on, the tract of land located at 2897 Taft Highway, and more specifically described on Exhibit A (the "Property"); and

**WHEREAS**, mini or self-storage warehouses, are permitted in an LM-1 Zone only upon issuance of a Special Permit by the Board; and

**WHEREAS**, the Planning Commission held a public hearing on December 12, 2016 to consider the Petition; and

**WHEREAS**, the Planning Commission heard and considered all statements favoring the Petition; and

**[WHEREAS, no one was present in opposition to the Petition; and]**

**WHEREAS**, the Planning Commission studied the Petition in relation to existing zoning and land use and the existing potential pattern of development; and

**[WHEREAS, the Planning Commission recommended to the Board of Mayor and Aldermen of the Town of Walden, Tennessee that the Petition be approved; and]**

**WHEREAS**, on February 14, 2017, the Board of Mayor and Aldermen for the Town of Walden, Tennessee held a public hearing to consider the recommendation of the Planning Commission and the Petition; and

**WHEREAS**, the Board of Mayor and Aldermen for the Town of Walden, Tennessee has studied the Petition in relation to the existing zoning, land use and potential patterns of development; and

**NOW, THEREFORE, BE IT ORDAINED** by the Board as follows:

1. Grant of Rezoning. The Board hereby grants the rezoning of the Property to LM- 1, Light Manufacturing Zone, **[pursuant to the recommendation of the Planning Commission in the Petition submitted by the Applicant.]**
2. Grant of Special Permit. The Board hereby grants approval of a special permit to allow for a climate controlled warehouse on the Property, pursuant to the recommendation of the Planning Commission in the Petition submitted by the Applicant; and
3. Effective Date. This ordinance shall take effect upon its publication, the public welfare requiring it.

  
\_\_\_\_\_  
Fern Lockhart, Town Recorder

  
\_\_\_\_\_  
William Trohanis, Mayor

First reading

2/14/17

YEA 3

NAY 0

Second Reading

3/14/17

YEA 3

NAY 0



Account #: 108391  
Company: TOWN OF WALDEN TN / Legal  
Client:  
Ad number: 117763  
PO#: 2017-316  
Note:

## AFFIDAVIT • STATE OF TENNESSEE • HAMILTON COUNTY

Before me personally appeared Jim Stevens, who being duly sworn that he is the Legal Sales Representative of the CHATTANOOGA TIMES FREE PRESS, and that the Legal Ad of which the attached is a true copy, has been published in the above named newspaper and on the corresponding newspaper website on the following dates, to-wit:

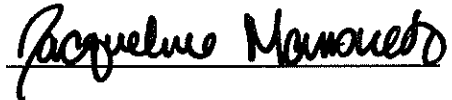
*Chattanooga Times Free Press: 09/21/18; TimesFreePress.com: 09/21/18.*

And that there is due or has been paid the CHATTANOOGA TIMES FREE PRESS for publication the sum of \$55.10. (Includes \$10.00 Affidavit Charge).



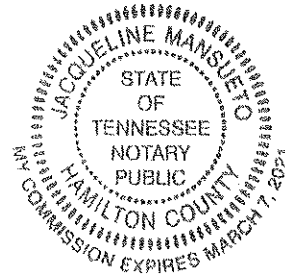
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Sworn to and subscribed before me this date: 09/21/2018



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My Commission Expires 03/07/2021



Chattanooga  
**Times Free Press**

400 EAST 11TH ST  
CHATTANOOGA, TN 37403

**PUBLIC NOTICE**  
**TOWN OF WALDEN, TENNESSEE**

The Town of Walden's board of mayor and aldermen passed on final reading Ordinance No. 2017-316, to rezone property located at 2897 Taft Highway from A-1, agricultural zone to LM-1, light manufacturing zone and to grant a special permit to allow for a self storage facility.

Mayor William Trohanis

Ord

2017-316



THANK YOU  
FOR YOUR ORDER

Account #: 108391

Company: TOWN OF WALDEN TN / Legals

Client: TOWN OF WALDEN TN / Legals

Street Address: PO BOX 335

City, State: SIGNAL MTN, TN

Zip Code: 37377-0335

Phone #: (423) 886-4362

Ad ID #: 117763

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Ad Start Date: 09/21/18

Ad Stop Date: 09/21/18

Insertions: 2

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Mayor William Trohanis

Order Date: 09/19/18

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Chattanooga  
**Times Free Press**

400 EAST 11TH ST  
CHATTANOOGA, TN 37403

September 19, 2018

Chattanooga Publishing Company  
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Attention: Legal Advertising

Please publish the attached notice at your earliest convenience, in the "CHATTANOOGA TIMES  
CHATTANOOGA FREE PRESS".

**TOWN OF WALDEN, TENNESSEE**

**PUBLIC NOTICE**

THE TOWN OF WALDEN'S BOARD OF MAYOR AND ALDERMEN PASSED ON FINAL READING ORDINANCE NO. 2017-316, TO REZONE PROPERTY LOCATED AT 2897 TAFT HIGHWAY FROM A-1 , AGRICULTURAL ZONE TO LM-1, LIGHT MANUFACTURING ZONE AND TO GRANT A SPECIAL PERMIT TO ALLOW FOR A SELF STORAGE FACILITY.

MAYOR WILLIAM TROHANIS

If any further information is required regarding this matter, please contact me at 886-4362.

Sincerely,

Fern Lockhart, Recorder